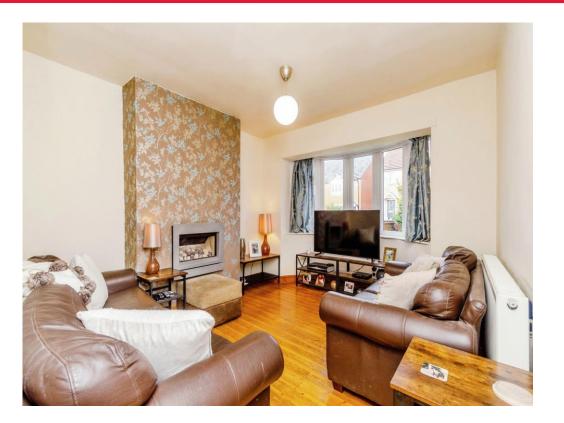


## Pye Green Road Hednesford, CANNOCK

# Connells

### Pye Green Road Hednesford, CANNOCK, WS12 4HS



#### **Ground Floor**

#### Hallway

Having a double glazed front entrance door, ceiling light point, stairs to first floor and doors to kitchen and lounge

#### Living Room

11' 1" max x 10' 9" max ( 3.38m max x 3.28m max )

Having a double glazed bay window to the front aspect, radiator, electric fireplace, ceiling light point and laminate flooring

#### **Kitchen**

15' 4" max x 12' 4" max ( 4.67m max x 3.76m max )

Being a fitted kitchen with a range of wall, base and drawer units with laminate work surfaces over and having a sink/drainer, range oven with gas hobs and extractor hood over, plumbing for the washing machine, space for appliances, ceiling light point, laminate flooring, door to conservatory and double glazed windows and doors the side

#### Conservatory

15' 4" x 10' 9" ( 4.67m x 3.28m )

Having double glazed windows and doors to the rear garden





#### **First Floor**

#### Landing

Having carpeted flooring, ceiling light point and doors to bedrooms and bathroom

#### Bedroom 1

11' 1" not into bay x 11' 1" ( 3.38m not into bay x 3.38m )

Having a double glazed bay window to the front aspect, radiator, ceiling light point and carpeted flooring

#### Bedroom 2

15' 4" x 9' 8" ( 4.67m x 2.95m )

Having two double glazed windows to the rear aspect, radiator, ceiling light point and laminate flooring

#### Bathroom

Having a double glazed window to the aspect, WC, wash hand basin, bath with shower over, part tiled walls, ceiling light point and carpeted flooring

#### Outside

#### Front

Having a gravel driveway suitable for multiple vehicles, laid to lawn and gated access to the carport leading to the rear garden

#### Rear

Having a paved patio area, laid to lawn, mature shrubs and bushes and two garden sheds











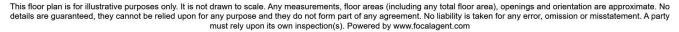






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**EPC** Rating: D

Tenure: Freehold





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